Preliminary Determination of Inclusionary Housing Compliance

Please complete **Inclusionary Housing Unit Data Spreadsheet** available on-line at www.boulderaffordablehomes.com and email to allenm@bouldercolorado.gov click on Inclusionary Housing and then on Inclusionary Housing Program Details on the right side-bar.

Submit this form with any Land Use Review application. This document represents an estimate of how you intend to meet the Inclusionary Housing (IH) requirement that 20 percent of all new residential units be permanently affordable. For more information on the IH program go to www.boulderaffordablehomes.com.

Date Land Use Application submitted: February 2, 2015

Applicant's Name (contact person): Bruce Dierking	Project Name: Armory Community
Applicant's Mailing Address: 2595 Canyon Blvd., Suite 200	Project Address: 4750 Broadway
City, State, Zip Code Boulder, CO 80302	City, State, Zip Code Boulder, CO 80304

Phone (303) 447-0450	E-mail Address bruce@packarddierking.com	Phone	Fax

For-sale developments should provide a minimum of one half of the required affordable units on-site. There are a variety of ways to meet the other half of the IH requirement, including dedicating existing or building new units off-site, land donation and making a cash-in-lieu (CIL) contribution. Rental developments do not have an on-site requirement and may meet IH with any of the above options.

Total proposed units: 146 (Phase I)	Twenty percent of all units: 29.2
Total detached attached units: 146	Are the detached units rental or for-sale? Rental
Total attached attached units: 0	Are the attached units rental or for-sale? N/A

How do you propose to meet your IH requirement?

How many affordable units will be provided on-site? (a minimum of half of required affordable for-sale units are required on-site; there is no on-site requirement for affordable rental units)   30 (Phase I)

How many affordable units will be provided as a cash-in-lieu contribution?   0

How many affordable units will be provided off-site?   0

Other

Phase II (Blocks 3 & 4) is proposed to include 45-65 for-sale residential units. The exact number, type and mix

will be determined in a future Site Review Amendment. IH compliance for Phase II to be determined at that time.

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